



Department of Community Development

801 - 228th Ave. SE, Sammamish, WA. 98075 - Phone: 425-295-0500 - Fax: 425-295-0600 - Web: www.ci.sammamish.wa.us

SEPA Notification

Beaver Lake Park Master Plan

PLN2010-00009

Project Description: The City of Sammamish Parks Department has requested a "phased" SEPA (State Environmental Policy Act) review of the proposed Beaver Lake Master Plan. A phased project SEPA review allows the City to evaluate environmental impacts initially at a broad planning stage; and conduct additional project improvement specific SEPA and environmental review as needed, during subsequent stages of the project. The Beaver Lake Master Plan identifies a series of park improvements that will be implemented over several years as funding allows. This plan includes proposals of new park elements and upgrades to existing park facilities. While overall phasing and funding have yet to be determined, funding has been allocated for a first phase which is likely to include work on the east side of the park involving the parking area, a lakeside meadow, and beach improvements.

The applicant (City of Sammamish - Parks Dept) applied for the above project review on February 22, 2010, the City issued a letter of completion to the applicant on February 23, 2010. On March 26, 2010, the City issued this Notice of Application / SEPA Notification by the following means: mailed notice to property owners within 500 feet of the subject site, a sign posted on the subject site, and by placing a legal notice in the local newspaper.

Applicant: City of Sammamish - Parks Dept

Public Comment Period: March 26, 2010 through April 16, 2010

Project Location: 25005 SE 24TH STREET, Sammamish, WA. 98075

Tax Parcel Number: 1124069006

Existing Environmental Documents: SEPA Checklist, dated 2/22/2010; Critical Areas Affidavit, dated 2/22/2010; Beaver Lake Park Wetland & Stream Critical Areas and Shoreline Assessment by Anchor QEA, dated 9/1/2009; Civil Engineering Reconnaissance by Magnusson Klemencic Associates, dated 4/15/2009

Other Permits Anticipated: Future SEPA review, Shoreline Substantial Development Permits, Public Agency / Utility Exception, and construction (building or grading) permits

SEPA Review: Based on the submitted application, and available information, the City anticipates issuing a DNS or a MDNS for this proposal and the optional DNS process as specified in WAC 197-11-355 is being utilized. Consequently, this may be the only opportunity to comment on the environment impacts of this phase of the proposal. This proposal may include mitigation measures under applicable codes, and the project review process may incorporate or require mitigation measures regardless of whether an EIS is prepared. A copy of the subsequent SEPA threshold determination for the proposal may be obtained upon request.

Staff Member Assigned: Evan Maxim, Senior Planner
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Interested persons are invited to submit written comments pertaining to the application determination no later than 5:00 p.m. on the last day of the comment period identified above, at Sammamish City Hall. Inquiries regarding the application, comment period, decision and appeal process, as well as requests to view documents pertinent to the proposal, may be made at the City of Sammamish City Hall, 801 – 228th Avenue SE, Sammamish, Washington 98075, (Tel: 425.295.0500) during normal business hours, Monday through Friday, 8:30 a.m. to 5:00 p.m.

Note: Mediation of disputes is available pursuant to SMC 20.20. Requests for mediation should be made as soon as it is determined the disputed issue(s) cannot be resolved by direct negotiation. Please contact the Department of Community Development for additional information on the Land Use Mediation Program.